

Certificate of Notice Page 1 of 5
 UNITED STATES BANKRUPTCY COURT
 DISTRICT OF NEW JERSEY

In Re:

Elaina Liva

Case No.:

19-25392

Chapter:

7

Judge:

Gambardella

NOTICE OF PROPOSED PRIVATE SALE

Steven P. Kartzman, Chapter 7 Trustee, in this case proposes to sell property of the estate to the persons and on the terms described below. If you object to the sale, you must file a written objection with the Clerk of the United States Bankruptcy Court and serve it on the party listed below not later than 7 days before the hearing date.

Address of the Clerk: Jeanne A. Naughton
 U.S. Bankruptcy Court
 50 Walnut Street
 Newark, NJ 07102

If an objection is filed, a hearing will be held before the Honorable Rosemary Gambardella on March 30, 2021 at 10:00 a.m. at the United States Bankruptcy Court, courtroom no. 3E, 50 Walnut Street, Newark, NJ 07102. (Hearing date must be at least 28 days from the date of this notice). If no objection to the sale is filed, the clerk will enter a Certification of No Objection and the sale will be held as proposed.

Description of property to be sold: A town home located at 37 Sherwood Downs, Park Ridge, NJ 07656-2604. To be sold in arms length transaction for fair market value.

Proposed Purchaser: Adam Bergenfeld and Kimberly Andron.

Sale price: \$450,000.00 less a \$1,500.00 Seller's Concession towards Buyer's Closing Costs.

☒ Pursuant to D.N.J. LBR 6004-5, I request to pay the real estate broker and/or real estate attorney at closing on the terms set forth below.

Name of Professional: Vikki Healey Properties, LLC

Amount to be paid: 5%

Services rendered: Real Estate Broker. To be shared equally with the agent for the purchasers, Zeal Realtors.

Higher and better offers will be received. They must be in writing and filed with the clerk not later than 7 days before the hearing date set forth above.

Objections must be served on, and requests for additional information directed to:

Name: Steven A. Jayson
Address: Mellinger Kartzman LLC; 101 Gibraltar Ave, Suite 2F, Morris Plains, NJ 07950
Telephone No.: 973-267-0220

In re:
Elaina Liva
Debtor

Case No. 19-25392-RG
Chapter 7

CERTIFICATE OF NOTICE

District/off: 0312-2
Date Rcvd: Mar 02, 2021

User: admin
Form ID: pdf905

Page 1 of 3
Total Noticed: 44

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
#	Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update. While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Mar 04, 2021:

Recip ID	Recipient Name and Address
db	+ Elaina Liva, 37 Sherwood Down, Park Ridge, NJ 07656-2604
aty	+ Mellinger, Sanders & Kartzman, LLC, 101 Gibraltar Drive, Morris Plains, NJ 07950-1287
r	+ Vikki Healey Properties, 25 W. Pleasant Avenue, Maywood, NJ 07607-1320
r	+ Vikki Healey Properties, 25 W. Pleasant Avenue, Maplewood, NJ 07607-1320
518398664	+ American Express, 1801 NW 66th Ave., Fort Lauderdale, FL 33313-4571
518576000	American Express National Bank, c/o Becket and Lee LLP, PO Box 3001, Malvern PA 19355-0701
518398666	+ Applied Bank, c/o Credit Control LLC, PO Box 546, Hazelwood, MO 63042-0546
518398667	+ Cap Call, c/o Tara N. Pomparelli, Esq., 122 East 42nd Street, Suite 2112, New York, NY 10168-2100
518398669	+ Cardinal Health 110 LLC, c/o Kegler Brown Hill & Ritter, 65 E. State Street, Columbus, OH 43215-4213
518398668	+ Cardinal Health 110 LLC, 7000 Cardinal Place, Dublin, OH 43017-1091
518398670	+ Cardinal Health 110 LLC, c/o Mitchell J. Malzberg, LLC, 6 E. Main Street, Ste. 7, Clinton, NJ 08809-2627
518398673	+ Chase Auto Finance/JP Morgan, National Bankruptcy Dept., 201 N. Central Ave., MS AZ1-1191, Phoenix, AZ 85004-8001
518398677	+ Chrysler Capital, Bankruptcy Dept., PO Box 961278, Fort Worth, TX 76161-0278
518422998	+ Extreme Marine, 15600 Collins Ave., Miami Beach, FL 33154-1000
518517607	+ JPMorgan Chase Bank, N.A., s/b/m/t Chase Bank USA, N.A., c/o National Bankruptcy Services, LLC, P.O. Box 9013, Addison, Texas 75001-9013
518422999	#+ Jamie Liva, 11740 SW Bennington Cir., Port Saint Lucie, FL 34987-2716
518423000	+ Jared D'Argenio, 13931 Packard Terr., Delray Beach, FL 33484-1543
518398679	#+ KML Law Group, P.C., ATTN: Kristina G. Murtha, Esq., 216 Haddon Ave., Ste. 406, Westmont, NJ 08108-2812
518398680	+ Liva, Jonathan, 2 14th Street, Apt. 1001, Hoboken, NJ 07030-6779
518398682	+ MCA Fixed Payment/Merchants Capital, c/o Viraj P. Deshmukh, Thompson, O'Brien, IKamp & Nasuti PC, 40 Technology Pkwy. South, Ste. 300, Norcross, GA 30092-2924
518398681	+ MCA Fixed Payments/Merchants Capital, 6901 Jericho Turnpike, Ste. 218, Syosset, NY 11791-4464
518398683	+ Milstead & Associates, LLC, 1 E. Stow Road, Marlton, NJ 08053-3118
518398686	+ PNC Bank, ATTN: Bankruptcy, 249 5th Avenue, Ste. 30, Pittsburgh, PA 15222-2707
518398688	+ PNC Bank Credit Card, PO Box 5570, Mailstop BR-YB58-01-5, Cleveland, OH 44101-0570
518398685	+ Perla, Daniel, c/o Agentis PLLC, ATTN: Jake M. Greenberg, 55 Alhambra Plaza, Ste. 800, Coral Gables, FL 33134-5254
518398684	+ Perla, Daniel, c/o Davidoff Law Firm PLLC, 228 East 45th Street, Ste. 1700, New York, NY 10017-3343
518423001	+ R&S Pharmaceutical, 8407 Austin Tracy Road, Fountain Run, KY 42133-9606
518398690	+ Sterling National Bank/Astoria Bank, 400 Rella Blvd., Montebello, NY 10901-4241
518398691	+ U.S. Department of Justice, Florida-Southern, 99 NE 4th Street, Ste. 300, Miami, FL 33132-2131
518398693	+ United States Attorney General, United States Dept. of Justice, Ben Franklin Station, PO Box 683, Washington, DC 20044-0683

TOTAL: 30

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
smg	Email/Text: usanj.njbankr@usdoj.gov	Mar 02 2021 20:35:00	U.S. Attorney, 970 Broad St., Room 502, Rodino Federal Bldg., Newark, NJ 07102-2534
smg	+ Email/Text: ustpregion03.ne.ecf@usdoj.gov	Mar 02 2021 20:35:00	United States Trustee, Office of the United States Trustee, 1085 Raymond Blvd., One Newark Center, Suite 2100, Newark, NJ 07102-5235
518398665	Email/Text: bnc-applied@quantum3group.com	Mar 02 2021 20:35:00	Applied Bank, 4700 Exchange Court, Boca Raton, FL 33431-0966

District/off: 0312-2

User: admin

Page 2 of 3

Date Rcvd: Mar 02, 2021

Form ID: pdf905

Total Noticed: 44

518398671	+ Email/Text: bk.notifications@jpmchase.com	Mar 02 2021 20:35:00	Chase Auto Finance, c/o National Recovery Group, PO Box 29505, Phoenix, AZ 85038-9505
518398672	+ Email/Text: bk.notifications@jpmchase.com	Mar 02 2021 20:35:00	Chase Auto Finance, PO Box 901003, Fort Worth, TX 76101-2003
518398678	Email/Text: sbse.cio.bnc.mail@irs.gov	Mar 02 2021 20:34:00	Internal Revenue Service, PO Box 7346, Philadelphia, PA 19101-7346
518398674	Email/PDF: ais.chase.ebn@americaninfosource.com	Mar 02 2021 21:40:51	Chase Card, ATTN: Correspondence, PO Box 15298, Wilmington, DE 19850
518398675	Email/PDF: ais.chase.ebn@americaninfosource.com	Mar 02 2021 21:40:04	Chase Card Services, Correspondence Dept., PO Box 15278, Wilmington, DE 19850
518398676	Email/PDF: ais.chase.ebn@americaninfosource.com	Mar 02 2021 21:40:04	Chase Freedom, Cardmember Services, PO Box 15299, Wilmington, DE 19850
518398687	Email/Text: Bankruptcy.Notices@pnc.com	Mar 02 2021 20:34:00	PNC Bank, PO Box 3180, Pittsburgh, PA 15230
518614112	Email/Text: Bankruptcy.Notices@pnc.com	Mar 02 2021 20:34:00	PNC Bank, N.A., PO Box 94982, Cleveland, OH 44101
518600591	Email/Text: bnc-quantum@quantum3group.com	Mar 02 2021 20:35:00	Quantum3 Group LLC as agent for, Sadino Funding LLC, PO Box 788, Kirkland, WA 98083-0788
518398689	+ Email/Text: collbknotices@sccu.com	Mar 02 2021 20:35:00	Space Coast Credit Union, 8045 N. Wickham Road, Melbourne, FL 32940-7920
518398692	+ Email/Text: usanj.njbankr@usdoj.gov	Mar 02 2021 20:35:00	United States Attonrey, 970 Broad Street, Suite 700, Newark, NJ 07102-2527

TOTAL: 14

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Mar 04, 2021

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on March 2, 2021 at the address(es) listed below:

Name	Email Address
Anthony Sodono, III	on behalf of Debtor Elaina Liva asodono@msbnj.com
Judah B Loewenstein	on behalf of Trustee Steven P. Kartzman jloewenstein@msklaw.net

District/off: 0312-2

User: admin

Page 3 of 3

Date Rcvd: Mar 02, 2021

Form ID: pdf905

Total Noticed: 44

Robert Link

on behalf of Creditor Sterling National Bank successor by merger to Astoria Bank blink@msgbr.com

Steven A. Jayson

on behalf of Trustee Steven P. Kartzman sjayson@msklaw.net
jloewenstein@msklaw.net; donnaz@msklaw.net; dkhan@msklaw.net

Steven P. Kartzman

on behalf of Trustee Steven P. Kartzman kartztee@optonline.net
jzapata@msklaw.net; nj16@ecfbis.com; jloewenstein@msklaw.net; denisew@msklaw.net; sjayson@msklaw.net; skartzman@msklaw.net; dkhan@msklaw.net

Steven P. Kartzman

kartztee@optonline.net
jzapata@msklaw.net; nj16@ecfbis.com; jloewenstein@msklaw.net; denisew@msklaw.net; sjayson@msklaw.net; skartzman@msklaw.net; dkhan@msklaw.net

U.S. Trustee

USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 7